

PROPERTY LOCATION

No	Alt No	Direction/Street/City
47	-49	VARNUM ST, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	PEREIRA HELEN P & LUIS F			
Owner 2:				
Owner 3:				
Street 1:	47-49 VARNUM STREET			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry:		Own Occ: Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Crtry:		
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 4,950 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1923, having primarily Aluminum Exterior and 2210 Square Feet, with 3 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.11364	Total SF/SM:	4950	Parcel LUC:	104	Two Family	Prime NB Desc:	ARLINGTON	Total:	454,802	Spl Credit	Total:	454,800
--------------	---------	--------------	------	-------------	-----	------------	----------------	-----------	--------	---------	------------	--------	---------

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4950.000	496,600		454,800	951,400
Total Card	0.114	496,600		454,800	951,400
Total Parcel	0.114	496,600		454,800	951,400
Source: Market Adj Cost	Total Value per SQ unit /Card:			430.50	/Parcel: 430.50

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	496,800	0	4,950.	454,800	951,600	951,600	Year End Roll	12/18/2019
2019	104	FV	371,400	0	4,950.	483,200	854,600	854,600	Year End Roll	1/3/2019
2018	104	FV	371,400	0	4,950.	352,500	723,900	723,900	Year End Roll	12/20/2017
2017	104	FV	349,200	0	4,950.	307,000	656,200	656,200	Year End Roll	1/3/2017
2016	104	FV	349,200	0	4,950.	261,500	610,700	610,700	Year End	1/4/2016
2015	104	FV	312,600	0	4,950.	255,800	568,400	568,400	Year End Roll	12/11/2014
2014	104	FV	312,600	0	4,950.	210,300	522,900	522,900	Year End Roll	12/16/2013
2013	104	FV	324,700	0	4,950.	200,100	524,800	524,800		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
8/31/2017	MEAS&NOTICE	HS	Hanne S
5/21/2009	Measured	189	PATRIOT
10/19/1999	Inspected	267	PATRIOT
9/23/1999	Mailer Sent		
9/23/1999	Measured	267	PATRIOT
8/26/1993		MF	

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

003.0-0004-0013.0

PRINT

Date	Time
12/10/20	16:07:41

LAST REV

Date	Time
05/13/19	10:37:56

danam
309

USER DEFINED

Prior Id # 1:	3105
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	3105
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

